



UNITED STATES ENVIRONMENTAL PROTECTION AGENCY

REGION 8
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Phone 800-227-8917
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December 9, 2005

Ref: 8EPR-SR

Gordon and Kathy Sullivan
143 Crossway Ave
Libby, MT 59923

RE: EPA Cleanup at 143 Crossway Ave, Libby, MT 59923

The U.S. Environmental Protection Agency (EPA) has completed a cleanup under emergency response authority at the property referenced above. The cleanup was conducted pursuant to the Action Memorandum Amendment dated February 21, 2005 for the Libby Asbestos Site. A signed copy of the Removal and Restoration Completion Form for this property is enclosed for reference and details the specific actions that were taken. There is no financial liability to the property owner or renter of this property, either current or future.

Visual inspections were conducted and confirmation samples were collected after the cleanup to ensure that cleanup standards were achieved. Sampling typically includes interior air samples of the buildings and/or samples of outdoor soils in areas of concern. Analysis of samples for this property showed that Libby amphibole asbestos was not detected, or was detected at levels below EPA's current level of concern. The property meets EPA's current standards for protectiveness of human health for Libby amphibole asbestos contamination set forth in EPA's Action Level and Clearance Criteria Technical Memorandum (December 15, 2003) for the Libby Asbestos Site.

In most circumstances vermiculite or Libby asbestos-containing soil or materials were removed. EPA may have chosen to leave these materials in place if they were located in inaccessible areas and not likely to be disturbed. These areas typically include spaces within walls, below carpets, outdoor soils below hard, improved surfaces such as driveways or foundations, or outdoor soils deeper than twelve to eighteen inches. In most cases, EPA did not inspect or sample in such areas. If you plan to disturb, or accidentally encounter, vermiculite or Libby asbestos containing materials, you should read and follow EPA guidance. This guidance can be obtained at the EPA Information Center at 501 Mineral Ave. in Libby. A database documenting areas where contamination was left in place will be maintained by EPA.

Very low, often immeasurable, levels of Libby asbestos may remain in soil, indoor dust, fabrics, upholstery, and carpets. Current EPA risk assessments suggest that these circumstances do not pose a significant health risk. However, residents can further protect themselves by



taking simple precautions found in EPA guidance, including the use of HEPA-filter equipped vacuum cleaners. EPA will provide each property owner a HEPA vacuum upon completion of cleanup.

EPA's investigations and cleanup addressed amphibole asbestos that is related to the former Libby vermiculite mine and did not address other types of asbestos. There are several potential asbestos-containing materials commonly found in older homes across the country. This letter makes no statement or inferences regarding these materials.

At this time, EPA considers cleanup of this property complete and does not anticipate that additional cleanup measures will be required. However, EPA and others continue to investigate the health effects of Libby asbestos. Cleanup levels and approaches may be adjusted in the future as new information and data becomes available. EPA has not yet set final cleanup levels for the Libby Asbestos Site. This will occur when EPA publishes a final Record of Decision. If this results in a need for additional sampling or cleanup at this property, the property owner will be contacted. Again, the likelihood of this occurring is low.

EPA appreciates your assistance with our work. Please keep this letter with your important papers for future reference. A copy should be passed to the new property owner if the property is sold. If you have any questions, please contact the EPA Information Center at (406) 293-6194 or the Lincoln County Department of Environmental Health at (406) 293-7781.

Sincerely,

A handwritten signature in black ink, appearing to read 'JCE', is positioned above the typed name.

Jim Christiansen
Remedial Project Manager